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Doc#: 1715149046 Fee: \$56.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/31/2017 09:07 AM Pg: 1 of 5

RECORDATION REQUESTED BY:

Heritage Bank of Schaumburg
Main Office
1535 W. Schaumburg Road
Schaumburg, IL 60194

WHEN RECORDED MAIL TO:

Heritage Bank of Schaumburg
Main Office
1535 W. Schaumburg Road
Schaumburg, IL 60194

PRADIE TITLE
6821 W. NORTH AVE.
OAK PARK, IL 60302

FOR RECORDER'S USE ONLY

1717500

This Modification of Mortgage prepared by:

Central Loan Operations
Heritage Bank of Schaumburg
1535 W. Schaumburg Road
Schaumburg, IL 60194

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated May 1, 2017, is made and executed between Jalarandev Inc, a Corporation (referred to below as "Grantor") and Heritage Bank of Schaumburg, whose address is 1535 W. Schaumburg Road, Schaumburg, IL 60194 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated July 29, 2005 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded December 12, 2005 as document #0534612102 and a Modification of Mortgage dated July 28, 2009 recorded August 26, 2009 as document #0923854030 and a Modification of Mortgage dated May 1, 2012 recorded June 1, 2012 as document #1215339020.

REAL PROPERTY DESCRIPTION. The Mortgage covers the following described real property located in Cook County, State of Illinois:

See the exhibit or other description document which is attached to this Modification and made a part of this Modification as if fully set forth herein.

The Real Property or its address is commonly known as 1739 W. Chariot Ct., Mt. Prospect, IL 60056. The Real Property tax identification number is 08-22-401-042-0000.

MODIFICATION. Lender and Grantor hereby modify the Mortgage as follows:

The maturity date is extended to May 1, 2022. Modify the interest rate to 6.25% fixed. **THE SUBJECT LOAN IS CROSS-COLLATERALIZED WITH LENDER'S LOAN #6830269-1401.**

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all

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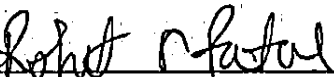
MODIFICATION OF MORTGAGE (Continued)

parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED MAY 1, 2017.

GRANTOR:


JALARAMDEV INC

By: 
Rohit S Patel, President of Jalaramdev Inc

By: 
Nayana R Patel, Secretary of Jalaramdev Inc

LENDER:

HERITAGE BANK OF SCHAUMBURG

x 
Authorized Signer

Property of Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

CORPORATE ACKNOWLEDGMENT

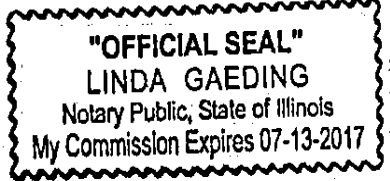
STATE OF IL)
) SS
 COUNTY OF COOK)

On this 24th day of MAY, 2017 before me, the undersigned Notary Public, personally appeared **Rohit S Patel, President of Jalaramdev Inc and Nayana R Patel, Secretary of Jalaramdev Inc**, and known to me to be authorized agents of the corporation that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the corporation, by authority of its Bylaws or by resolution of its board of directors, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute this Modification and in fact executed the Modification on behalf of the corporation.

By Linda Gaeding Residing at Streamwood

Notary Public in and for the State of IL

My commission expires 7-13-17



[Faint circular notary seal]

Property of Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

LENDER ACKNOWLEDGMENT

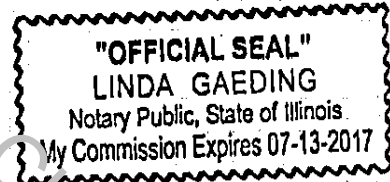
STATE OF IL)
) SS
 COUNTY OF COOK)

On this 24th day of MAY, 2017 before me, the undersigned Notary Public, personally appeared GABRIEL M. RUFFALO and known to me to be the E.V.P.; authorized agent for **Heritage Bank of Schaumburg** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **Heritage Bank of Schaumburg**, duly authorized by **Heritage Bank of Schaumburg** through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument and in fact executed this said instrument on behalf of **Heritage Bank of Schaumburg**.

By Linda Gaeding Residing at Steuerswood

Notary Public in and for the State of IL

My commission expires 7-13-17



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LEGAL DESCRIPTION

PARCEL 1:

THAT PART OF LOT 1 IN RICHMOND SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1; THENCE DUE WEST (BEING AN ASSUMED BEARING FOR THIS LEGAL DESCRIPTION) ALONG THE SOUTH LINE OF SAID LOT 1, 781.50 FEET; THENCE DUE NORTH 120.35 FEET TO A POINT FOR THE PLACE OF BEGINNING OF THE PROPERTY HEREIN DESCRIBED; THENCE DUE WEST 54.75 FEET; THENCE DUE NORTH 43.63 FEET; THENCE DUE EAST 54.75 FEET; THENCE DUE SOUTH 46.63 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

PARTY OF THE FIRST PART ALSO HEREBY GRANTS TO PARTIES OF THE SECOND PART, THEIR SUCCESSORS AND ASSIGNS, AS RIGHT AND RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID

PROPERTY SET FORTH IN THE DECLARATION OF PARTY WALL RIGHTS, EASEMENTS, COVENANTS AND RESTRICTIONS, DATED THE 1ST DAY OF JULY 1977, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 24028900, AND IN A SUPPLEMENTAL DECLARATION OF PARTY WALL RIGHTS, EASEMENTS, COVENANTS AND RESTRICTIONS DATED THE 30TH DAY OF MARCH 1978, RERECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 24384777, WHICH ARE INCLUDED HEREIN BY REFERENCE THERETO. GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND OR ASSIGNS, AS EASEMENT APPURTENANT TO THE REMAINING PARCELS DESCRIBED IN THE DECLARATION, THE EASEMENTS THEREBY CREATED FOR THE REMAINING PARCELS DESCRIBED IN SAID DECLARATION AND THIS CONVEYANCE IS SUBJECT TO THE SAID EASEMENT AND THE RIGHT OF THE GRANTOR TO GRANT SAID EASEMENT IN THE CONVEYANCE AND MORTGAGEES OF SAID REMAINING PARCELS OR A WAY OF THEM.

COMMONLY KNOWN AS: 1739 W.CHARIOT CT, MT. PROSPECT, IL 60056

PERMANENT INDEX NUMBER: 08-22-401-042-0000